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EMORANDUM

O: THE BOSTON REDEVELOPMENT AUTHORITY

ROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: WATERFRONT PROJECT, MASS. R-77
FANEUIL HALL MARKETS RESTORATION
FALZARANO CONSTRUCTION COMPANY
CHANGE ORDER NO.5

The Faneuil Hall Markets restoration contract is now well underway after suffering some delays caused by the availability and delivery of major materials. During the course of construction, existing building conditions were encountered, revealing structural deficiencies that had to be remedied. This is not unusual in any rehabilitation program, and even less surprising in a restoration program of this magnitude on buildings of this age.

Change Order No. 5 reflects the summation of these conditions which require additional work to be done on these structures in order to complete the construction contract. To perform this additional work,the contract amount will be increased from $2,250,069 to $2,509,648 and the contract time will be extended 141 days to April 15, 1974. It should be noted that this change order will obligate the contractor to complete all of the South Market Building and the portion of the North Market Building from Dock Square to Durgin Park within this time period, but that final completion of all the buildings will not be until June 7, 1974.

The major item of work within this change order is brick corbeling which must be replaced in order to support the wooden floor beams being installed between party walls. It was anticipated that existing brick supports would suffice to provide this need; but upon removal of the interior walls, it became evident that such corbeling was either inadequate, deteriorated, or non-existent and had to be installed anew in order to provide safe structural conditions. Another major item of work to be performed consists of the installation of bracing by means of tie rods or wall anchors through the ends of the buildings. For the most part, these buildings are a series of brick sidewalls braced in between by the wooden floor beams with granite front walls and brick rear walls.

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which are merely facades and not structural members. Due to age, settlement, and lean, it will be necessary to tie the ends of the buildings together by utilizing steel tie rods and anchors to provide the necessary structural stability the building lacks.

Most of the other items of work consist of the replacement of faulty brickwork at chimneys and roof supports or cracked or deteriorated granite which was not visible at the time of advertising the contract.

It is recommended that Change Order No. 5 to the Falzarano Construction Company Contract be approved. An appropriate vote follows:

VOTED: That the Director is hereby authorized to execute Change Order No. 5, which is attached hereto. This Change Order modified the Contract with the Falzarano Construction Company for the exterior restoration of the North Market and South Market Buildings, and is to be paid out of City of Boston funds.

CHANGE ORDER

AIA DOCUMENT G701

OWNER ☐
ARCHITECT ☐
CONTRACTOR ☐
FIELD ☐
OTHER ☐

PROJECT: (name, address) Exterior Restoration of North & South Market Buildings Boston, Massachusetts

CHANGE ORDER NUMBER: 05

TO (Contractor):

Falzarano Construction Company
22 Woburn Street
Reading, Mass. 01867

ARCHITECT'S PROJECT NO: 600023

CONTRACT FOR: Exterior Restoration

CONTRACT DATE: 2 October 1972

You are directed to make the following changes in this Contract:

CHANGE	COST	TIME
1. (Change Estimate No. 17) Install the following additional tie rods and anchors as directed to assure the structural stability of the end units of both buildings: 6 tie rod assemblies @ $950 = $ 5,700 10 rods and plates @ 350 = 3,500 41 Type I-S anchors @ 300 = 12,300 38 Type I-P anchors @ 150 = 5,700 10 Type I-B anchors @ 234 = 2,340	Add $29,540	Add 21 days
2. (Change Estimate No. 18) Repair and/or reconstruct various deteriorated, damaged and missing chimneys and install additional chimney supports as directed in accordance with the following limits:		

(Cont.)

The original Contract Sum was	$2,223,775.00
Net change by previous Change Orders	$ 26,294.00
The Contract Sum prior to this Change Order was	$2,250,069.00
The Contract Sum will be (increased) (~~decreased~~ ~~unchanged~~) by this Change Order	$ 259,579.00
The new Contract Sum including this Change Order will be	$2,509,648.00
The Contract Time will be (increased) (~~decreased~~ ~~unchanged~~) by	(141) Days.
The Date of Completion as of the date of this Change Order therefore is	15 April 1974

ARCHITECT	CONTRACTOR	OWNER
Stahl Associates	Falzarano Construction Co., Inc.	Boston Redevelopment Authority
Address: 177 Milk Street	Address: 22 Woburn Street	Address: City Hall
Boston, Massachusetts 02109	Reading, Massachusetts 01867	Boston, Massachusetts 02201
BY: Roger P. Stahl	BY: Francis N. Falzarano	BY:
DATE: 2 November 1973	DATE: Nov. 2, 1973	DATE:

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CHANGE	COST	TIME
2. (Cont.) South Market Building = $25,288 North Market Building = 22,406	Add $ 47,694	Add 30 days
3. (Change Estimate No. 22) Construct a structural transverse shear wall and repair a defective party wall in Unit No. 26 as directed to provide proper lateral bracing.	Add 18,872	Add 10 days
4. (Change Estimate No. 23) Replace defective granite, brick spandrels and flooring in Unit No. 3.	Add 33,035	Add 42 days
5. (Change Estimate No. 24) Remove and replace rotted ground floor in Unit No. 7	Add 5,939	N. C.
6. (Change Estimate No. 6) Remove and replace fire-damaged front roof of Unit No. 33.	Add 2,788	N. C.
7. (Change Estimates No. 26 and No. 27) Install additional new granite and reset existing granite at Unit Nos. 44, 46 and 33 as directed.	Add 2,704	N. C.
Subtotal	Add $140,572	Add 103 days
8. (Change Estimate No. 25) Delete the provision and installation of all windows, glass and glazing, painting and related caulking.	Deduct $ 23,993	Deduct 7 days
Net Subtotal (Items 1-8)	Add $116,579	Add 96 days

(Continued)

CHANGE		COST	TIME
9. (Change Estimate No. 11) Repair party walls and repair or reconstruct missing or damaged brick masonry corbels as directed on a time-and-materials basis in order to provide proper support for floor timbers in accordance with the following upset limits:			
At Unit Nos. 26 and 47	$ 18,000	Add an amount not to exceed	
At Unit Nos. 42 and 43	10,000		
At Unit Nos. 3 through 9	115,000		
		$143,000	Add 45 days
TOTAL ADDITION THIS CHANGE ORDER		$259,579*	Add 141 days

*"Not to exceed" limit; not a lump sum addition.

NOTE:

In accepting this Change Order, the Contractor also agrees to conduct the work so that Substantial Completion and Beneficial Occupancy of Unit Nos. 26 through 47 and 3 through 9 is achieved not later than 15 April 1974. Furthermore, the Contractor agrees that Final Completion of all work, including that required in Unit Nos. 13 through 25, will be achieved not later than 7 June 1974.

END OF CHANGE ORDER No. 5